119.0	0006	0004.B	1 of 1	Commercial		Total Card /	Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	16,400 /	16,400
					USE VALUE:	16,400 /	16,400
					ASSESSED:	16,400 /	16,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0	LOT	MOHAWK RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	TOWN OF ARLINGTON TAX POSS	
Owner 2:		
Owner 3:		
Street 1:	730 MASS AVE	
Street 2:		
Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry: / Own Occ: N
Postal:	02476	Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 1,571 Sq. Ft. of land mainly classified as Vacant-TT with a Govt. Bldg. Building built about 0, having primarily N/A Exterior and Square Feet, with 0 Unit, 0 Bath, 0 3/4 Bath, 0 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
936	1571.000	3,300		13,100	16,400
Total Card	0.036	3,300		13,100	16,400
Total Parcel	0.036	3,300		13,100	16,400

Source: Market Adj Cost | Total Value per SQ unit /Card: N/A | /Parcel: N/A

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct	77259
GIS Ref	
GIS Ref	
Insp Date	02/14/00

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 119.0-0006-0004.B

!9281!

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	936	FV	3,300	0	1,571.	13,100	16,400	16,400	Year End Roll	12/18/2019
2019	936	FV	3,300	0	1,571.	13,100	16,400	16,400	Year End Roll	1/3/2019
2018	936	FV	3,300	0	1,571.	11,200	14,500	14,500	Year End Roll	12/20/2017
2017	936	FV	3,300	0	1,571.	10,500	13,800	13,800	Year End Roll	1/3/2017
2016	903	FV	3,300	0	1,571.	9,000	12,300	12,300	Year End	1/4/2016
2015	903	FV	3,300	0	1,571.	8,000	11,300	11,300	Year End Roll	12/11/2014
2014	903	FV	3,300	0	1,571.	7,400	10,700	10,700	Year End Roll	12/16/2013
2013	903	FV	3,300	0	1,571.	7,100	10,400	10,400		12/13/2012

PRINT

Date	Time
12/10/20	23:46:51

LAST REV

Date	Time
03/14/16	12:28:08
mmcmakin	
9281	

USER DEFINED

Prior Id # 1:	77259
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	21947-353		4/23/1990	Forclosure		No	No		E

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
2/14/2000	Vacant Lot	268	PATRIOT
10/5/1993		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
936	Vacant-TT		1571		Sq. Ft.	Site		0	70.	0.12	4			Unbuild	-80	Size	-80			13,080						13,100	

Total AC/HA:	0.03607	Total SF/SM:	1571	Parcel LUC:	936	Vacant-TT	Prime NB Desc:	ARLINGTON	Total:	13,080	Spl Credit		Total:	13,100

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	50 - Govt. Bldg.		
Sty Ht:	0 - 1 St condo		
(Liv) Units:	0	Total:	0
Foundation:			
Frame:			
Prime Wall:			
Sec Wall:			%
Roof Struct:			
Roof Cover:			
Color:			
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	0	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	6 - Average		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:			
Sec Floors:			%
Bsmnt Flr:			
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:			
Heat Fuel:			
Heat Type:			
# Heat Sys:			
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath		Rating:	
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	35.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
Total:		35	%

CALC SUMMARY

Basic $ / SQ:	80.00
Size Adj.:	1.00000000
Const Adj.:	1.00000000
Adj $ / SQ:	80.000
Other Features:	5000
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	5000
Depreciation:	1750
Depreciated Total:	3250

COMMENTS

TAX TITLE TO CONSERVATION COMMISSION ON 4/23/90.

RESIDENTIAL GRID

1st Res Grid	Desc:	# Units:

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:		BRs:		Baths:			HB				

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
Totals			

SKETCH

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	80.00
Special Features:	0	Val/Su Net:	
Final Total:	3300	Val/Su SzAd	

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value

Net Sketched Area:		Total:		
Size Ad		Gross Are		FinArea

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

PARCEL ID

119.0-0006-0004.B

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	